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Mr Kerry Doss
Deputy Director-General, Planning Group
Department of State Development, Manufacturing, Infrastructure and Planning
PO Box 15009
City East QLD 4002

BY POST / EMAIL – Kerry.Doss@dsmip.qld.gov.au

Dear Mr Doss,

Kerry

RE: Wide Bay Burnett Regional Plan

The Urban Development Institute of Australia Queensland (the Institute) writes to the Department of State Development, Manufacturing, Infrastructure and Planning (DSDMIP) on the review of the Wide Bay Burnett Regional Plan (WBBRP). The Institute welcomes the review of the WBBRP to respond to the region's economy and anticipated population growth. This review presents an opportunity to explore and identify the key infrastructure and servicing needs for each relevant local government and ensure it better aligns with the State Infrastructure Plan program.

The Institute has a unique regional branch structure covering 11 branch areas throughout Queensland, including the Bundaberg and Fraser Coast regions. Our extensive network of on-the-ground metropolitan and regional members ensures we can speak with an informed voice on the complex issues that our industry faces in playing its role in local economic development and job creation. It is considered critical that DSDMIP engages the Institute and its members within the applicable local governments to firmly grasp the challenges and opportunities the WBBRP can address and leverage.

The development industry is essential in driving economic growth for the Wide Bay Burnett Region and Bundaberg and Fraser Coast economy. The development industry is a major contributor to the Bundaberg and Fraser Coast regions; with the industry providing 6.3% and 6.9% of the region's employment respectively equating to a total of 3,827 direct and 4,688 indirect jobs¹. To sustain and improve these figures, the WBBRP must undertake broad and extensive land use and infrastructure planning for the region and ensure there is a logical nexus between land use and infrastructure planning and infrastructure investment and delivery.

The Institute has the following points and comments for DSDMIP to consider in the review of the WBBRP:

- 'Measures that Matter' and 'Implementing actions' will be critical components within the WBBRP. Close engagement with the industry will be key to ensure these align with the WBBRP overarching regional policies and objectives
- Ensure there is in excess of 25 years of residential growth identified within the life of WBBRP and enable a range of options for this growth to meet in a range of locations across the region
- Refrain from implementing an 'Urban Area' designation within the WBBRP and associated assessment benchmarks. A controlling boundary is not considered necessary for local governments in the region and may cause unintentional consequences for future development

- Acknowledge and recognise the Hinkler Regional Deal and its importance in funding and delivering key infrastructure items and cultivate how the WBBRP can leverage this regional deal to boost the regional economy
- Prioritise and investigate the opportunity for greater diversity and greater choice of housing within the regions, particularly the areas anticipated for greater population and dwelling growth.
- Conduct research to establish how to incentivise infill housing and how compact urban forms can be utilised in these regions in particular to cater for a growing ageing population.
- Strategise how the WBBRP can boost employment and jobs growth generally and ensure it captures emerging industries the region can facilitate to ensure the entire region remains competitive on a state and national level
- Review matters of state and local environmental significance and reconcile land use requirements to reduce site by site assessment difficulties
- Consider the following items of regional infrastructure that should be included in the review:
 - De-maining Quay Street, Bundaberg Central
 - New Bundaberg Level 5 Training Hospital
 - Bundaberg East Flood Levee
 - Infrastructure to support the growth of the Bundaberg Port
 - Redevelopment of the city centre of Hervey Bay
 - Flood proofing Torbanlea-Pialba Road
 - Redevelopment of the Hervey Bay Airport
 - Boundary Road extension
 - New hospice in Hervey Bay.

The Institute provides these comments in the spirit of collaboration and expresses a keen interest in the review of WBBRP. The Wide Bay Burnett region presents its own unique challenges, as well as opportunities that need to be addressed. The delivery of a new regional plan has a critical role to ensure economic, social, and environmental aspirations are balanced and will require significant engagement with the community and industry.

We look forward from hearing from DSDMIP on the establishment of the Industry, Community and Environment Working Group and request to be a participating member in this group. The Institute is the peak industry body representing the development and construction industry in the Bundaberg and Fraser Coast region, making the Institute a critical stakeholder. We are also keen to potentially arrange an industry event within the Fraser Coast or Bundaberg Region to discuss the key aspects of WBBRP in 2020. As this progresses, we will be in contact to seek your availability in speaking at our event. If there are any matters you wish to discuss further, please contact Policy Executive, Robert Tily (rtily@udiaqld.com.au) on (07) 3229 1589.

Yours sincerely,

Urban Development Institute of Australia Queensland



Kirsty Chessher-Brown
Chief Executive Officer